



PORTFOLIO
from



barnard marcus

Mouchotte Close, Biggin Hill

Located in a private gated development this 4 bedroom detached home must be seen, surrounded by green open spaces, parks & woodland offering peace and tranquillity from the hustle and bustle of city life, whilst being only 20 miles from London and close to the M25 the home is fantastic for commuting.



Upon arrival, you'll be captivated by the space on offer, the ground floor boasts a stunning 17' dual aspect lounge, offering views of the lush rear garden. The fitted kitchen, complete with a separate utility room, has been designed with efficiency in mind. The separate dining room could double as a perfect home office, offering versatility to suit your lifestyle needs.

Upstairs, the master bedroom boasts generous built-in storage, complemented by three additional good-sized bedrooms, ideal for a growing family or visiting guests. A well-appointed family bathroom completes the first floor.



The rear garden, ideal for entertaining or family BBQs, offers a tranquil retreat, but it doesn't stop there. The property also boasts a garage and a driveway, plus for the eco-conscious, the home comes equipped with an EV charging point, making it a breeze to charge your electric vehicle at home.

Recently decorated with new flooring, this home is ready for you to move in, unpack, and enjoy. Its proximity to essential amenities and workplaces, makes it an ideal choice for those seeking a seamless transition. Your new beginning could start here at Mouchotte Close.

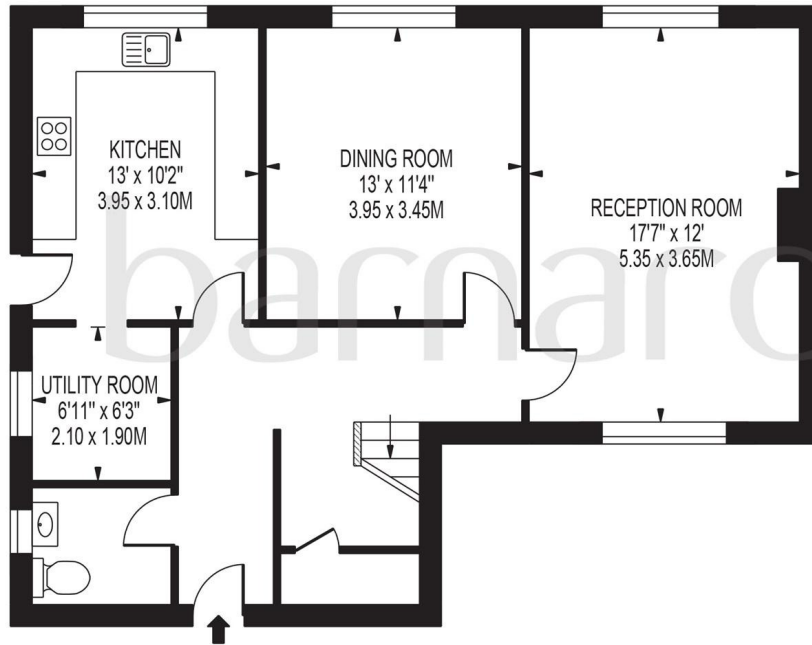


Mouchotte Close is off Hanbury Drive which is located off the A233 to the north of the main town centre and is almost opposite St Georges RAF Chapel and the Memorial Museum. There are a variety of shops and amenities in the town including a Waitrose Supermarket. Within a short walk of the house there is a local convenience store.

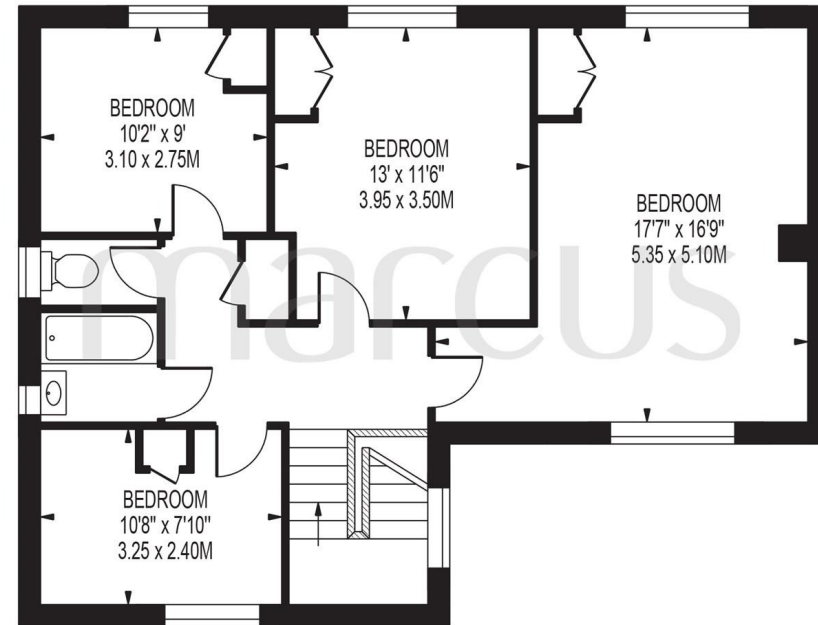


MOUCHOTTE CLOSE

APPROXIMATE GROSS INTERNAL FLOOR AREA: 1506 SQ FT - 139.90 SQ M



GROUND FLOOR



FIRST FLOOR

FOR ILLUSTRATION PURPOSES ONLY

THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT. ANY INTENDING PURCHASER OR LESSEE SHOULD SATISFY THEMSELVES BY INSPECTION, SEARCHES, ENQUIRIES AND FULL SURVEY AS TO THE CORRECTNESS OF EACH STATEMENT. ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.

welcome to Mouchotte Close, Biggin Hill

£650,000

- New Build
- No Forward Chain
- Detached Garage
- Electric Charging Point and Private Driveway

Tenure: Freehold

EPC Rating: A

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To find out more information or to arrange a viewing call

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